



V I L L A G E O F K E Y B I S C A Y N E

Department of Building, Zoning and Planning

Village Council

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Chief Building Official

Eugenio M. Santiago, P.E., CFM

BOARD OF CODE ENFORCEMENT SPECIAL MAGISTRATES FOR THE VILLAGE OF KEY BISCAINE

BUILDING, ZONING AND PLANNING DEPARTMENT
88 W MCINTYRE ST. SUITE 250
KEY BISCAINE, FL 33149

FRIDAY, JANUARY 9TH, 2015 AT 9:00 A.M.

SPECIAL MAGISTRATES

ROSEMARY SALA TIMOTHY STICKNEY MICHELLE ESTEVEZ NANCY STONER

ALTERNATES: GABRIEL CHAVARRIA CHRISTINA CHARTOUNI

- A. Call to Order and Attendance
- B. Deferrals, Withdrawals and Additions
- C. Swearing of Witnesses
- D. Explanation of the Public Hearing Process

NOTICE REGARDING CELL PHONES:

Please turn off all cell phones or place them on silent. If you must use your cell phone, please leave the Council Chamber.

NOTICE REGARDING ORDER: Please be advised that the following cases on the agenda are quasi-judicial in nature. If you wish to testify in any of these cases, please inform the Clerk of the Board by filling out the available sign-up form. The parties will be allowed to testify in the order provided for in the rules for hearings before the Board of Code Enforcement Special Magistrates for the Village of Key Biscayne ("Board") that are sent with the notice of hearing. A copy of the rules for hearings before the Board may be obtained from the Clerk of the Board.

If authorized by the Board, third parties may testify in a case after the Village and the respondent have made their presentations. Third parties will not be permitted to cross-examine witnesses, but third parties may suggest questions for the Board to ask the parties and witnesses. All testimony will be given under oath or affirmation. Additionally, each person who gives testimony may be subject to cross-examination. If you refuse either to be cross-examined or to be sworn, your testimony may not be considered.

88 West McIntyre Street • Suite 250 • Key Biscayne, Florida 33149 • (305) 365-5512 • Fax (305) 365-5556

MISSION STATEMENT: "TO PROVIDE A SAFE, QUALITY COMMUNITY ENVIRONMENT FOR ALL ISLANDERS THROUGH RESPONSIBLE GOVERNMENT"

www.keybiscayne.fl.gov

Case 1

Owner: The Indies, A Condominium Inc. c/o Lux Management Inc. (RA)
Address: 4832 SW 159 Ave, Miramar, FL 33027
Code Section: Section 8-11 of the Miami- Dade County Code
Violation: Failure of the owner of a 40 year old building to complete required repairs or modifications
Location: 195 Sunrise Dr., Key Biscayne, FL 33149
Date: 2-13-14
Officer: Michael Mila
Purpose of Hearing: Status report and certification of fine

Case 2

Owner: Bluebone Development LLC c/o Maksim Tabunou (RA)
Address: 500 S Federal Hwy, Hallandale, FL 33008
Code Section: Section 105.1 of the Florida Building Code
Violation: Work without permit – plumbing, electrical, building
Location: 251 Crandon Blvd., #340, Key Biscayne, FL 33149
Date: 3-11-13
Officer: Michael Mila
Purpose of Hearing: Certification and mitigation of fine

Case 3

Owner: Quintero General Contractor Corp. c/o Bernardo Quintero (RA)
Address: 8801 NW 112th Terr., Hialeah Gardens, FL 33018
Code Section: Section 105.1 of the Florida Building Code
Violation: Work without permit – demo of plumbing, building, mechanical and electrical
Location: 450 Grapetree Dr., #302, Key Biscayne, FL 33149
Date: 12-12-14
Officer: Teal Kawana
Purpose of Hearing: Disputing fine

Case 4

Owner: Citimortgage Inc., c/o CT Corporation System (RA)
Address: 1200 South Pine Island Rd., Plantation, FL 33324
Code Section: Section 105.1 of the Florida Building Code
Violation: Work without permit – building, electrical, mechanical, plumbing
Location: 100 Sunrise Dr. #26, Key Biscayne, FL 33149
Date: 10-28-14
Officer: Michael Mila
Purpose of Hearing: Certification of fine